



P U D A

ZONING CLAUSES:
 1. THIS ZONING PLAN IS PREPARED UNDER RULE 2 (XXXV) OF PUDA BUILDING RULES 1996.
 2. THE REQUIREMENTS OF THESE ZONING CLAUSES SHALL HAVE TO BE FULFILLED IN ADDITION TO THE REQUIREMENTS OF PUDA BUILDING RULES 1996.

USES PERMITTED:
 1. THE SITES FOR SHOPS/CUM/OFFICES SHALL BE USED FOR SHOPS ON THE GROUND AND FIRST FLOOR & OFFICES ON THE UPPER FLOORS.
 2. BOOTHS SHALL BE CONSTRUCTED AS PER STANDARD PERISH DRG. NO. 1, JOB NO. 302.
 3. NO UNUSUAL TRADE SHALL BE PERMITTED TO BE CARRIED OUT IN ANY SITE.

COVERAGE ON GROUND & UPPER FLOORS:
 1. THE SITE SHALL BE CONSTRUCTED WITHIN THE ZONED AREA AND AS PER THE CONTROL SHEETS APPLICABLE.
 2. THE CORRIDOR SHALL BE LEFT CLEAR & NOTHING SHALL BE CONSTRUCTED WITHIN IT SO AS TO USE IT AS A PUBLIC CORRIDOR.
 3. THE COVERAGE AT BASEMENT LEVEL, GROUND & UPPER FLOORS SHALL BE GOVERNED BY TABLE-1.

HEIGHT:
 1. HEIGHT OF SHOPS/CUM/OFFICES AND BOOTHS SHALL BE AS PER TABLE-1ST. COLUMN.

FLOOR LEVEL:
 1. FLOOR LEVEL SHALL BE OBTAINED FROM D.E.P.H., PUDA, JALANDHAR.

BASEMENT:
 1. THE BASEMENT IN SHOPS/CUM/OFFICES IS COMPULSORY AND IT SHALL BE USED FOR STORAGE & SERVICES ONLY AND NOT FOR HABITABLE PURPOSES.

GENERAL:
 1. NO TREE SHALL BE CUT WITHOUT PRIOR APPROVAL OF PUDA.
 2. THIS ZONING PLAN IS BASED ON THE LATEST PLAN DRG. NO. 10, JOB NO. 302.

TABLE-1:

Sl. No.	Category	Height (m)	Area (sq. m)	Setback (m)	Other	Remarks
1	Shops/Cum/Offices	12	1000	5		
2	Booths	3	100	2		
3	Public Buildings	15	2000	10		
4	Industrial Buildings	20	5000	15		
5	Warehouses	10	10000	10		
6	Residential Buildings	10	5000	5		
7	Public Amenities	10	1000	5		
8	Community Buildings	10	1000	5		
9	Public Utilities	10	1000	5		
10	Public Services	10	1000	5		
11	Public Buildings	15	2000	10		
12	Public Buildings	15	2000	10		
13	Public Buildings	15	2000	10		
14	Public Buildings	15	2000	10		
15	Public Buildings	15	2000	10		
16	Public Buildings	15	2000	10		
17	Public Buildings	15	2000	10		
18	Public Buildings	15	2000	10		
19	Public Buildings	15	2000	10		
20	Public Buildings	15	2000	10		

NOTES:
 THE DIGITIZED DRAWING IS BASED ON THE ORIGINAL DRAWING OF THE CONCERNED DEPARTMENT IN CASE OF ANY DISCREPANCY THE DETAILS IN THE ORIGINAL DRAWING SHALL PREVAIL UPON.

CHIEF ADMINISTRATOR	-06-26-2004
SENIOR TOWN PLANNER	ARCHITECT J.D.
DATE BY: -06-	SCALE: 1" = 80'-0"
	DATE: 26-06-2004
CHECKED BY: -06-26-2004	JOB NO: 3002-1
	DRG. NO: 11

COMMERCIAL AREA IN URBAN ESTATE, PHASE - II PART-A, JALANDHAR
ZONING PLAN